



## ASSOCIATION NEWSLETTER

October 4, 2013

### SLURRY SEAL OF ASPHALT SCHEDULED (SEE ATTACHED MAP)

Thank you for your cooperation & patience during the patching of the asphalt.

The next phase is the slurry sealing of the asphalt. Weather permitting, the slurry seal project will be done in 3 Phases as follows:

#### Section 1 - Red

10/22/13 (8AM) – 10/23/13 (3PM or so)  
Area closest to Bldgs 7630, 7632, 7634, 7636, 7638, 7640.

#### Section 2 - Blue

10/24/13 (8AM) – 10/25/13 (3PM or so)  
Area closest to Bldgs 7620, 7602, 7606, 7610.

#### Section 3 - Green

10/29/13 (8AM) – 10/30/13 (3PM or so)  
Area closest to Bldgs 7620, 7624, 7626, 7628, and pool area

For obvious reasons, all vehicles must be promptly out of the area scheduled for that period. **Any vehicle that is not moved from the area that crew is working will be towed at vehicle owner's expense.** Any vehicle that causes delay to the project, the vehicle owner will be subject to pay for all related expenses including being towed.

Please plan ahead. Please also plan that you may not be able to park inside the complex. **Vehicles that park along the Fire Lane or red curb or any other unauthorized areas will be subject to be towed at vehicle owner's expense.**

It is not known whether you are able to park in the Ellwood School parking lot when school is not in session. Their phone #is apparently 571-3774. Please be sensitive to the students, parents, and school staff so that they are not disturbed or inconvenienced. (There's no parking along Hollister and/or overnight at the Butterfly Grove Park).

If you have tenants, guests, workers, agents, etc., please notify them of the scheduled work. Thank you in advance for your cooperation and patience.

### ASSOCIATION WELCOMES NEW MEMBER

The Association would like to welcome its latest members: Mr. D. Bedard.

### PLEASE PICK UP AFTER POOCH

As a courtesy to your neighbors, please pick up after your pet. There are pet stations with bags provided. Please properly dispose of these bags. Please do not accumulate filled pet waste bags and leave them by your front door or patio. Thank you.

**MAINTENANCE CONCERNS?  
CALL MANAGEMENT**

If you see a maintenance issue around the complex, please call 569-1121 #204 or send an email to [JamesN@Bartlein.com](mailto:JamesN@Bartlein.com). Exterior maintenance may not always be the Association's responsibility but please contact Property Mgr, James Nguyen, for clarification.

**ASSOCIATION TO REPAIR FAULTY  
PRESSURE REGULATOR AND  
BILL UNIT OWNER**

In order to prevent damage to the foundation, seepage to lower units, and wasting of water, the Association will be replacing a faulty (leaking or one that makes loud noise) pressure regulator if it is not dealt within a week or less after a notice is distributed to the unit. All related costs will be passed on to the unit owner.

**PLEASE CHECK FOR LATEST INFO  
ON ASSOCIATION WEBSITE**

The official website address for our Association is <http://EucalyptusGrove.org>. For your convenience, you can find important information and documents (CC&R's, By-Laws, Amendments, Guidelines, newsletters, agendas, minutes, notices, and other published correspondence) posted there. Many times the minutes have more information than what is in the newsletters. It is essential that all owners & residents are aware of the rules and regulations. In addition, if you have tenants, you are responsible for making sure they receive copies & comply with the rules. Thank you.

**NEW INFORMATION NEEDED**

It is important that information is kept current to ensure that all appropriate parties receive newsletters, e-mail or special mailings, and for emergency purposes. In addition, to help you in your dealings with lenders, the Association keeps track of the owners / tenants ratio. Your cooperation is appreciated.

**BOARD MEETING SCHEDULED;  
REQUEST TO BE IN WRITING**

The next monthly Board Meeting is scheduled for October 10, 2013, at 6PM, at 7610 Hollister Ave. Meeting Room. Unless otherwise notified, the board meetings are usually on the 2<sup>nd</sup> Thursday of the month. All owners are welcome. If you have a specific request for the Board to review, please put it in writing and send it at least 10 days before the meeting (to the address below). The agenda will be posted at the mailbox area and/or on the website several days before.

Prepared by: BARTLEIN & COMPANY, INC.  
(805) 569-1121 FAX (805) 682-4341  
3944 State Street, Suite 200  
Santa Barbara, CA 93105  
Email: [jamesn@bartlein.com](mailto:jamesn@bartlein.com)

 Bartlein  
& Company, Inc.